

# Jukes & Co

## Estate Agents



## Kidderminster Road

, Croydon, CR0 2UF

£110,000



Being Sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £110,000

Located on Kidderminster Road, this studio presents an enticing opportunity for investment or as a first-time purchase, especially suitable for professionals or young couples. Boasting a lease with a substantial 116 years remaining, this property offers both security and potential for long-term growth. With a ground rent of £350 per annum and a service charge of £1850 per annum, the financial obligations are minimal, making it an attractive option for those seeking security in their investment.

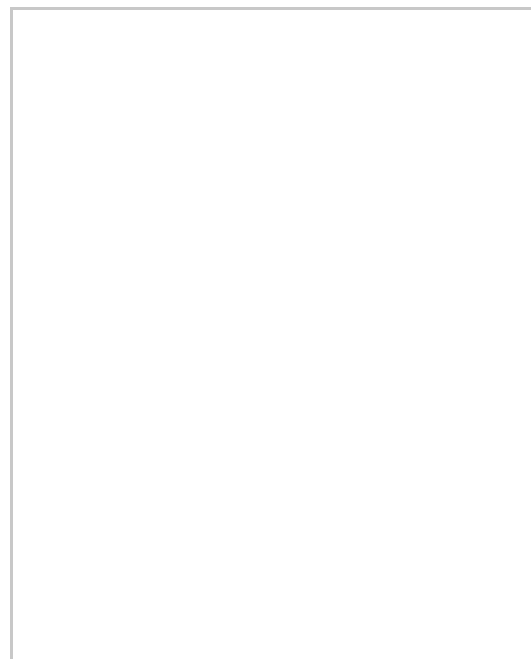
Situated strategically for commuters, Kidderminster Road provides convenient access to both East and West Croydon stations, facilitating swift journeys into The City. Whether it's catching fast trains to Victoria via Clapham Junction from East Croydon or commuting to London Bridge from West Croydon, the transportation options are diverse and efficient. Furthermore, the locality benefits from an extensive network of local bus routes and a frequent tram service, ensuring accessibility is not limited to just the train lines.



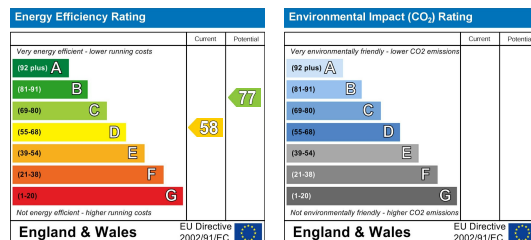
## Area Map



## Floor Plan



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

### Sales and Lettings

76 High Street, South Norwood, London SE25 6EB

T: 020 8653 9393 · F: 020 8771 5551 · E: sales@jukesestateagents.com · E: lettings@jukesestateagents.com

W: jukesestateagents.com